

**DEFAULT O/E JAD**

IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE:

Rose Gordon,

Debtor

Rose Gordon,

Movant

vs.

Ronda J. Winnecur, Esquire,  
Chapter 13 Trustee,

Respondent

: BANKRUPTCY NO. 19-70636-JAD  
: CHAPTER 13  
: :  
: RELATED TO DOCUMENT NO. 73  
: HEARING DATE & TIME:  
: October 26, 2022 at 10:00 AM  
: :  
: :

**ORDER APPROVING RETENTION OF REAL ESTATE AGENT**

AND NOW, this 20th day of October, 2022, upon consideration of the **APPLICATION TO EMPLOY REAL ESTATE AGENT**, it is ORDERED, ADJUDGED and DECREED as follows:

1. *Amy Barfield of the real estate agency Howard Hanna Bardell Realty, located at 115 S. Anderson Street, Bedford, PA 15522 is hereby appointed as Real Estate Agent for the Debtor in this bankruptcy proceeding pursuant to the terms described in the Listing Agreement attached to the Application for the purpose of acting as the Debtors' agent in connection with the sale of real estate located at 935 Barton Road, Crystal Spring, PA 15536. A realtor commission in the amount of (5%) of the settlement proceed plus \$350 non-refundable administrative fee is tentatively approved, subject to final court order.*

2. Professional persons or entities performing services in the above case are advised that approval of fees for professional services will be based on other factors as well including results accomplished, time and labor reasonably required by the applicant to perform the task(s) involved, the customary fee for similar services, the time limitations imposed by the retention of the circumstances encountered while performing the services, the relationship of the services, if any, to the ultimate bid amount for the subject property, and the extent and nature of awards in similar cases.

3. Approval of any application for appointment of a professional in which certain hourly fees are requested for various identified professionals is not an agreement by the Court to allow fees at the requested hourly rates, and is not preapproval of compensation pursuant to 11 U.S.C §328(a). Final compensation, awarded only after notice and hearing, may be more or less than the requested amount based on application of the above criteria.

4. *Applicants shall serve the within Order on all interested parties and file a certificate of service.*

FILED  
10/20/22 10:58 am  
CLERK  
U.S. BANKRUPTCY  
COURT - WDPA

BY THE COURT:  
  
Jeffrey A. Deller, jsf  
United States Bankruptcy Judge

In re:  
Rose Gordon  
Debtor

Case No. 19-70636-JAD  
Chapter 13

## CERTIFICATE OF NOTICE

District/off: 0315-7

User: auto

Page 1 of 1

Date Rcvd: Oct 20, 2022

Form ID: pdf900

Total Noticed: 1

The following symbols are used throughout this certificate:

**Symbol      Definition**

- + Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.
- # Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update. While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

**Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 22, 2022:**

| <b>Recip ID</b> | <b>Recipient Name and Address</b>                  |
|-----------------|--|
| db              | #+ Rose Gordon, PO Box 195, Hyndman, PA 15545-0195 |

TOTAL: 1

**Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.**

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

## BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, \*duplicate of an address listed above, \*P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

## NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Oct 22, 2022

Signature: /s/Gustava Winters

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## CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 20, 2022 at the address(es) listed below:

**Name**                    **Email Address**

Brian Nicholas                    on behalf of Creditor M&T Bank bnicholas@kmllawgroup.com

Office of the United States Trustee                    ustpregion03.pi.ecf@usdoj.gov

Paul W. McElrath, Jr.                    on behalf of Debtor Rose Gordon ecf@mcelrathlaw.com donotemail.ecfbackuponly@gmail.com

Ronda J. Winnecour                    cmeecf@chapter13trusteewdpa.com

TOTAL: 4